

**OLD SNOWMASS / CAPITOL CREEK AREAS – SINGLE FAMILY RESIDENTIAL SALES FOR 2021/2022**

*Appraisal date: June 30, 2020*

ACCT#	LEGAL DESCRIPTION	NBHD	SITE ADDRESS	HEATED		LAND SIZE	SALE DATE	SALE PRICE	TIME ADJ	
				AREA	QUALITY				SALE PRICE	VALIDITY
R006300	Section: 34 Township: 9 Range: 86 PARCEL OF LAN	109010	9000 SNOWMASS CREEK	3,699	4 - GOOD	35.1	7/24/2018	4,000,000	<b>3,767,600</b>	Q/*
R012608	PERRY CHRISTENSEN Lot: 2	109010	7846 SNOWMASS CREEK	9,735	6 - EXCELLENT	32.46	6/15/2020	3,500,000	<b>3,500,000</b>	Q/*
R006330	Section: 34 Township: 8 Range: 86 ALL THAT PART	109011	1289 SNOWMASS CREEK	1,840	2 - FAIR	2	2/27/2019	500,000	<b>479,600</b>	Q/V
R006764	M/B SNOWMASS CREEK Tract: 74 Section: 278 Ran	109011	26625 HWY 82	1,184	3 - AVERAGE	0.6	6/7/2019	725,000	<b>702,670</b>	Q/V
R008617	CAPITOL AND ELK CREEK Lot: 2	109011	7035 E SOPRIS CREEK RD	4,500	5 - V GOOD	5.94	9/19/2019	3,460,000	<b>3,379,728</b>	Q/V
R012793	DICKSON Lot: 1	109011	333 SNOWMASS CREEK R	6,351	5 - V GOOD	22.15	10/21/2019	4,700,000	<b>4,603,180</b>	Q/V
R006373	GATEWAY OF SNOWMASS MESA Block: 1 Lot: 3 Fil	109021	101 LIGHT HILL RD	2,552	3 - AVERAGE	1.01	6/2/2020	825,000	<b>825,000</b>	Q/V
R006534	GATEWAY OF SNOWMASS MESA Block: 1 Lot: 9 Fil	109021	167 PICKET PIN LN	3,265	3 - AVERAGE	1.1	5/14/2019	967,500	<b>935,282</b>	Q/V
R006676	GATEWAY OF SNOWMASS MESA Block: 4 Lot: 6 Fil	109021	19 MULE DEER RUN	2,795	3 - AVERAGE	0.95	10/18/2019	850,000	<b>832,490</b>	Q/V
R006798	GATEWAY OF SNOWMASS MESA Block: 4 Lot: 12 F	109021	1325 GATEWAY RD	3,758	3 - AVERAGE	1.64	4/24/2019	1,024,000	<b>987,340</b>	Q/*
R006424	LITTLE ELK CREEK VILLAGE Block: 1 Lot: 24 FILING 1	109031	154 LITTLE ELK CREEK AV	2,546	3 - AVERAGE	1.02	11/7/2018	848,900	<b>807,898</b>	Q/V
R006567	LITTLE ELK CREEK VILLAGE Block: 2 Lot: 8 FILING 2	109031	51 DRISKELL LN	4,001	3 - AVERAGE	1.2	10/25/2018	1,100,000	<b>1,044,230</b>	Q/V
R006628	LITTLE ELK CREEK VILLAGE Block: 1 Lot: 10 FILING 1	109031	116 KATYDID LN	2,648	3 - AVERAGE	1.1	4/9/2020	1,125,000	<b>1,119,150</b>	Q/V
R009665	CHRISTENSTEN Lot: 1 Section: 22 Township: 9 Rang	109041	6458 SNOWMASS CREEK	3,038	5 - V GOOD	29.57	12/26/2019	6,750,000	<b>6,645,375</b>	Q/V
R006398	Section: 3 Township: 9 Range: 86 TRACT OF LAND	109051	1150 CAPITOL CREEK RD	2,867	3 - AVERAGE	38.1	11/14/2018	3,025,000	<b>2,878,892</b>	Q/*
R006398	Section: 3 Township: 9 Range: 86 TRACT OF LAND	109051	1150 CAPITOL CREEK RD			2	11/14/2018	3,025,000	<b>2,878,892</b>	Q/*
R006554	TRACT 1: A TRACT OF LAND SITUATED IN SECT 8, T	109051	2605 CAPITOL CREEK RD	3,392	3 - AVERAGE	15	5/28/2020	999,500	<b>996,901</b>	Q/V
R009729	THE WTLY 1/2 OF THE FOLLOWING DESCRIBED TR	109051	6855 CAPITOL CREEK RD	6,003	5 - V GOOD	151.4	5/24/2019	3,795,000	<b>3,668,626</b>	Q/V
R009730	ASTON RANCH (UNPLATTED) Section: 14 Township	109051	6801 CAPITOL CREEK RD	2,535	4 - GOOD	152.6	11/1/2018	2,200,000	<b>2,093,740</b>	Q/V
R006442	SHIELD-O-MESA A PARCEL OF LAND SITUATED IN T	109091	334 MONASTERY CUTOFF	3,475	5 - V GOOD	15.87	9/19/2018	2,350,000	<b>2,224,980</b>	Q/V
R006555	SHIELD-O-TERRACES Lot: 7-A	109091	50 OLD POND WY	5,030	5 - V GOOD	2.29	6/28/2019	2,797,500	<b>2,711,337</b>	Q/V
R006806	SHIELD-O-TERRACES Lot: 35 Section: 22 Township:	109091	151 BLUE SAGE LN	4,216	5 - V GOOD	2	3/18/2020	2,387,500	<b>2,368,877</b>	Q/V
R016364	SHIELD-O-TERRACES Lot: 6B Section: 22 Township:	109091	1120 SHIELD O RD	3,066	5 - V GOOD	35.001	10/15/2018	2,632,500	<b>2,499,032</b>	Q/V

Q/V = qualified valid sale

Q/\* = qualified sale that has changed since date of sale (remodel, addition,..)